

EXHIBIT D

Laurel Lakes Legal Invoices

SAUL EWING

LLP

Federal Identification Number: 23-1416352

www.saul.com

Maryland Financial Investors, Inc.
 ATTN: Michael Albo
 MFI Realty
 2800 Quarry Lake Drive
 Suite 340
 Baltimore, MD 21209

Invoice Number 4411040
 Invoice Date 03/14/25
 Client Number 381613
 Matter Number 00022

Re: Laurel Lakes/Vitamin Shoppe Bankruptcy

FOR PROFESSIONAL SERVICES RENDERED THROUGH 02/28/25:

<u>Date</u>	<u>Tkpr</u>	<u>Description</u>	<u>Hours</u>	<u>Value</u>
02/03/25	MM	Review of blackline of proposed plan	0.20	195.00
02/05/25	MM	Review of notice of continuance of auction; e-mail to client re: [REDACTED]	0.10	97.50
02/06/25	MM	Review of report on sale; e-mail to client re: [REDACTED]	0.10	97.50
02/12/25	MM	Review of notice of cancellation of auction; e-mail to client re: [REDACTED]	0.10	97.50
02/14/25	MM	E-mails with S. Rotenberg re: [REDACTED]	0.20	195.00
02/14/25	MM	E-mails with Debtors' counsel re: filing of petition for mechanics lien	0.20	195.00
02/21/25	MM	Review of order approving disclosure statement / plan procedures	0.10	97.50
02/23/25	MM	E-mail from Debtors' counsel re: MDP contracting claim	0.10	97.50
02/25/25	MM	E-mail from N. Alder re: [REDACTED]	0.10	97.50
TOTAL HOURS			1.20	

TIMEKEEPER TIME SUMMARY

<u>Timekeeper</u>	<u>Hours</u>	<u>Rate</u>	<u>Value</u>
Mark Minuti	1.20 at	975.00 =	1,170.00
CURRENT FEES			1,170.00

1001 Fleet Street, 9th Floor ♦ Baltimore, MD 21202-4359 ♦ Phone: (410)332-8600 ♦ Fax: (410) 332-8862

CALIFORNIA DELAWARE FLORIDA ILLINOIS MARYLAND MASSACHUSETTS MINNESOTA NEW JERSEY NEW YORK PENNSYLVANIA WASHINGTON, DC

A DELAWARE LIMITED LIABILITY PARTNERSHIP

381613 Maryland Financial Investors, Inc.
00022 Laurel Lakes/Vitamin Shoppe Bankruptcy
03/14/25

Invoice

4411040

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TOTAL AMOUNT OF THIS INVOICE

1,170.00



Federal Identification Number: 23-1416352

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Maryland Financial Investors, Inc.
 ATTN: Michael Albo
 MFI Realty
 2800 Quarry Lake Drive
 Suite 340
 Baltimore, MD 21209

Invoice Number 4420468
 Invoice Date 04/21/25
 Client Number 381613
 Matter Number 00022

Re: Laurel Lakes/Vitamin Shoppe Bankruptcy

FOR PROFESSIONAL SERVICES RENDERED THROUGH 03/31/25:

<u>Date</u>	<u>Tkpr</u>	<u>Description</u>	<u>Hours</u>	<u>Value</u>
03/03/25	MM	Review of plan documents; e-mail to client re: [REDACTED]	0.10	97.50
03/13/25	MM	Call with Debtors' counsel re: mechanics' lien action	0.20	195.00
03/13/25	MM	E-mails with client re: [REDACTED]	0.20	195.00
03/13/25	MM	Call with client re: [REDACTED]	0.20	195.00
03/13/25	MM	E-mails with Debtors' counsel re: call to discuss mechanics' lien action	0.20	195.00
03/14/25	MM	E-mails re: mechanic lien issues discussion	0.20	195.00
03/14/25	MM	Call with Debtors' counsel re: status of mechanics' lien action	0.40	390.00
03/18/25	MM	E-mails re: service of complaint / stay violation	0.20	195.00
03/20/25	MM	E-mails re: Debtors' filing of suggestion of bankruptcy	0.20	195.00
03/24/25	MM	E-mails re: filing of suggestion of bankruptcy	0.20	195.00
03/27/25	MM	Review of plan supplement	0.10	97.50
03/27/25	MM	E-mail to client re: [REDACTED]	0.10	97.50
TOTAL HOURS			2.30	

381613 Maryland Financial Investors, Inc.
00022 Laurel Lakes/Vitamin Shoppe Bankruptcy
04/21/25

Invoice 4420468
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TIMEKEEPER TIME SUMMARY

<u>Timekeeper</u>	<u>Hours</u>	<u>Rate</u>	<u>Value</u>
Mark Minuti	2.30	at 975.00 =	2,242.50
		CURRENT FEES	2,242.50
TOTAL AMOUNT OF THIS INVOICE			2,242.50

SAUL EWING

Run: 4/28/2025 10:03:12 AM
Thru: April 28, 2025
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DETAILED BILLING REPORT
INFORMATION ONLY

Client: 381613 Maryland Financial Investors, Inc.

Last Date Billed: 04/21/25

Fees and Disbursements

Date Billed Thru: 04/28/25

Index Number	Date	Description	Task	Activity	Hours Worked	Atty Number	Timekeeper Name	Time Value This Period	Running Total
31264991	04/16/25	Review of of sale motion, proposed sale order and asset purchase agreement			0.40	01007	Mark . Minuti	390.00	390.00
31264993	04/16/25	E-mail to client re [REDACTED]			0.10	01007	Mark . Minuti	97.50	487.50
31265605	04/17/25	Draft objection to plan and sale motion			0.90	01007	Mark . Minuti	877.50	1,365.00
31265606	04/17/25	Call with M. Eisner re: balance due			0.10	01007	Mark . Minuti	97.50	1,462.50
31265607	04/17/25	E-mails re: attorney's fees			0.20	01007	Mark . Minuti	195.00	1,657.50
31269654	04/18/25	Review of and revise plan/sale objection			0.60	01007	Mark . Minuti	585.00	2,242.50
31269660	04/18/25	E-mail to client re [REDACTED]			0.20	01007	Mark . Minuti	195.00	2,437.50
31270682	04/19/25	E-mails re: adequate assurance information			0.20	01007	Mark . Minuti	195.00	2,632.50
31274957	04/21/25	Further e-mails re: adequate assurance of future performance			0.20	01007	Mark . Minuti	195.00	2,827.50
31274970	04/21/25	Review of and revise sale / plan objection			0.20	01007	Mark . Minuti	195.00	3,022.50
31279378	04/22/25	E-mail and telephone call with S. Rotenberg re: [REDACTED]			0.30	01007	Mark . Minuti	292.50	3,315.00
31279380	04/22/25	Further e-mails re: adequate assurance of further performance			0.10	01007	Mark . Minuti	97.50	3,412.50
31281899	04/23/25	Review of e-mail re: status conference with Court			0.10	01007	Mark . Minuti	97.50	3,510.00
31281900	04/23/25	E-mails with client re [REDACTED]			0.20	01007	Mark . Minuti	195.00	3,705.00
31281902	04/23/25	E-mails with S. Cherry re [REDACTED]			0.10	01007	Mark . Minuti	97.50	3,802.50
			TOTAL HOURS:		3.90		TOTAL VALUE:	3,802.50	

Statement of Account

007686 Maryland Financial Investors, Inc.
000042 Laurel Lakes (the Vitamin Shoppe)

01/01/2025 - 04/17/2025
Time & Rate: Original Value

2800 Quarry Lake Drive
Suite 340
Baltimore, MD 21209

Fees

Date	ID	Description	Time	Hrly Rate	Orig Amount	Bill Amount
1/13/2025	NDA	Phone conference with client re [REDACTED]	0.30	\$565	\$169.50	\$169.50
1/14/2025	NDA	Phone conference with client re Laurel Lakes/Vitamin Shoppe.	0.20	\$565	\$113.00	\$113.00
1/19/2025	NDA	Exchanging e-mails with client re [REDACTED]	0.10	\$565	\$56.50	\$56.50
1/20/2025	NDA	Drafting e-mail to client re [REDACTED] phone conference with client.	0.50	\$565	\$282.50	\$282.50
1/21/2025	NDA	Reviewing letter re mechanic's lien; checking SDAT re status of subcontractor; drafting e-mail to client.	0.20	\$565	\$113.00	\$113.00
1/23/2025	NDA	Phone conference with client; reviewing Notice of Intention to Claim a Lien and draft response; reviewing Court dockets re case filed; drafting e-mail to client re same.	0.60	\$565	\$339.00	\$339.00
1/24/2025	NDA	Phone conference with client; exchanging e-mails with client; phone conference with client.	0.50	\$565	\$282.50	\$282.50
1/27/2025	NDA	Phone conference with client; drafting e-mail to client.	0.20	\$565	\$113.00	\$113.00
Total Fees: 01/2025			2.60		\$1,469.00	\$1,469.00
2/12/2025	NDA	Reviewing dockets; exchanging e-mails with client; phone conferences with client.	0.30	\$565	\$169.50	\$169.50
2/13/2025	NDA	Reviewing Complaint; drafting e-mail to client; phone conference with client.	0.20	\$565	\$113.00	\$113.00
2/14/2025	NDA	Phone conferences with client; research [REDACTED] drafting e-mail to client.	0.40	\$565	\$226.00	\$226.00
2/14/2025	SJW	Conference with Nathan Adler and conduct quick case law research re [REDACTED]	0.20	\$420	\$84.00	\$84.00
2/18/2025	NDA	Reviewing e-mails from counsel; reviewing Court docket; drafting e-mail to client.	0.20	\$565	\$113.00	\$113.00
2/21/2025	NDA	Reviewing docket re MDP Contracting, Inc.; phone conference with client; reviewing e-mails from client.	0.20	\$565	\$113.00	\$113.00
2/24/2025	NDA	Reviewing e-mail from counsel.	0.10	\$565	\$56.50	\$56.50
2/25/2025	NDA	Reviewing Court docket; drafting e-mail to client re Show Cause hearing.	0.10	\$565	\$56.50	\$56.50
2/27/2025	NDA	Exchanging e-mails with client.	0.10	\$565	\$56.50	\$56.50
2/28/2025	NDA	Reviewing Show Cause Order from Court.	0.10	\$565	\$56.50	\$56.50
Total Fees: 02/2025			1.90		\$1,044.50	\$1,044.50
3/3/2025	NDA	Reviewing e-mail from Mark Minuti.	0.10	\$565	\$56.50	\$56.50
3/11/2025	NDA	Starting to work on responsive pleadings to Petition for Mechanic's Lien.	0.40	\$565	\$226.00	\$226.00
3/12/2025	NDA	Phone conference with client; working on Motion to Dismiss.	1.20	\$565	\$678.00	\$678.00
3/13/2025	NDA	Drafting e-mail to client; phone conference with client; reviewing e-mail from client; reviewing e-mail from Mark Minuti; phone conference with client; conference call with Mark Minuti and client; exchanging e-mails with Wendy Chavez.	0.80	\$565	\$452.00	\$452.00
3/14/2025	NDA	Exchanging e-mails with counsel; phone conference with client; conference call with counsel.	0.50	\$565	\$282.50	\$282.50
3/18/2025	NDA	Exchanging e-mails with counsel.	0.10	\$565	\$56.50	\$56.50
3/19/2025	NDA	Phone conferences with client; reviewing e-mail from client; reviewing e-mail from Sandy Schreiber's office; conference call with counsel; reviewing Court docket.	0.40	\$565	\$226.00	\$226.00
3/20/2025	NDA	Exchanging e-mails with client; reviewing Court docket; exchanging e-mails with bankruptcy counsel for Vitamin Shoppe.	0.20	\$565	\$113.00	\$113.00
3/24/2025	NDA	Reviewing Court docket; exchanging e-mails with counsel re Suggestion of	0.30	\$565	\$169.50	\$169.50

Statement of Account

007686 Maryland Financial Investors, Inc.
 000042 Laurel Lakes (the Vitamin Shoppe)

01/01/2025 - 04/17/2025
 Time & Rate: Original Value

Fees

Date	ID	Description	Time	Hrly Rate	Orig Amount	Bill Amount
		Stay; reviewing e-mail from client; phone conference with client.				
3/27/2025	NDA	Reviewing e-mail from client.	0.10	\$565	\$56.50	\$56.50
Total Fees: 03/2025			4.10		\$2,316.50	\$2,316.50
4/3/2025	NDA	Reviewing Court docket; drafting e-mail to client.	0.10	\$565	\$56.50	\$56.50
4/4/2025	NDA	Reviewing Court docket.	0.10	\$565	\$56.50	\$56.50
Total Fees: 04/2025			0.20		\$113.00	\$113.00
Total Fees:			8.80		\$4,943.00	\$4,943.00

Costs and Expenses

Date	Description	Orig Expense	Orig Cost	Bill Amount
01/31/2025	Westlaw- Computerized Legal Research-		\$31.26	\$31.26
Total Costs/Expenses: 01/2025		\$0.00	\$31.26	\$31.26
02/28/2025	Westlaw- Computerized Legal Research-		\$18.12	\$18.12
Total Costs/Expenses: 02/2025		\$0.00	\$18.12	\$18.12
Total Costs/Expenses:		\$0.00	\$49.38	\$49.38

Other Accounting

Date	Description	Amount
02/27/2025	Payment	\$1,500.26
03/21/2025	Payment	\$1,044.50